

TOWN OF NORTH HEMPSTEAD

BOARD OF ZONING APPEALS

NEW CASES

AUGUST 22, 2012

APPEAL #19341- Michael Oralevich (Owner)/Bernard Rodgers (Applicant), variance 70-30.A to permit additions within a required front yard setback; S/E/cor. 27 Locust St, and Woodlawn Ave., Great Neck, Sec. 2, Blk. 168, Lot 119, R-A District.

GRANTED

APPEAL #19342 - Peter Sanicola (Owner)/Angelo Francis Corva (Applicant), variances 70-30.B, 70-30.C, and 70-208.F to maintain an enclosed porch within a required front yard setback on a non-conforming dwelling; N/E/cor. 136 Dover Rd. and Harrow Ln., Manhasset, Sec. 3, Blk. 225, Lot 1, R-A District.

GRANTED

APPEAL #19343 - Julie & Michael Schissel (Owner)/Janice Miller, Arch. PLLC (Applicant), variances 70-30.C and 70-208.F to construct additions within a required front yard setback to a non-conforming dwelling; N/side 77 Davis Rd., 1102.6' E/of Huntington Rd., Port Washington, Sec. 5, Blk. 61, Lot 271, R-A District.

GRANTED

APPEAL #19344 - Marc & Lauren Edelstein, appeal for determination, or in the alternative, variance 70-231 to maintain interior alterations not in compliance with Town Code; W/side 27 Kenworth Rd., 120.64' N/of Argyle Rd., Port Washington, Sec. 5, Blk. 105, Lot 70, R-B District.

GRANTED SUBJECT TO CONDITIONS

APPEAL #19345 - Judith Heffernan (Owner)/Emilio Susa (Applicant), variances 70-50.C and 70-208.F to construct a second story addition and portico to a nonconforming single family dwelling within a required front yard setback; S/E/cor. 28 Pinewood Ln. and Maple Dr., New Hyde Park, Sec. 8, Blk. 218, Lot 149, R-C District.

GRANTED

APPEAL #19346 - Bruce Lynch, variances 70-40.A, 70-41.A, and 70-208.F to maintain a rear addition within a required side yard setback and portico within a required front yard setback on a non-conforming dwelling; W/side 54 Beechwood Ln., 138.7' S/of Laurel Dr., New Hyde Park, Sec. 8, Blk. 308, Lot 27, R-B District.

GRANTED

APPEAL #19347 - Antonio Lopez (Owner)/Milagros Lopez (Applicant), conditional use 70-45.A and variance 70-50.C to convert a single family dwelling to a mother-daughter residence not in conformance with 70-231 and to maintain a roofed-over patio within a required front yard setback; S/side 796 Bryant Ave., 118.35' E/of Lakeville Rd., New Hyde Park, Sec. 8, Blk. 350, Lot 34, R-C District. (8-22-12)

ADJOURNED

APPEAL # 19348 - Stephen and Elizabeth Salbod, variance 70-100.2.A to maintain fencing exceeding the permitted height; E/side 1044 North Sixth St., 520' N/of E. A. White Ave., New Hyde Park, Sec. 8, Blk. 9, Lot 179, R-C District. (8-22-12)

ADJOURNED

APPEAL #19349 - Bluestone Realty NY, Inc. (Owner)/North Shore Farms (Applicant), appeal for determination, or in the alternative, variances 70-44 and 70-208.F to expand a grocery store adjoining, not a permitted use; N/E/cor. 90 Horace Harding Blvd. and Upland Rd., Great Neck, Sec. 2, Blk. 264, Lot 227, R-B District. (8-22-12)

CONTINUED

APPEAL #19350- Roslyn Heights Family, LLC (Owner)/NSLIJ – S.T.A.R.S. (Applicant), variance 70-196.J(1)(f) to erect a wall sign exceeding the permitted height above grade,; N/E/cor. 66 Powerhouse Rd. and Coolidge St., Roslyn, Sec. 7, Blk. H, Lot 426, B-A District. (8-22-12)

RESERVED

APPEAL #19351 - Gordon Carnation Corp., variance 70-208.F to permit continued use of property as accessory parking for automobiles, S/W/cor. Cherry La., & Bryant Ave., re , Sec. 8, Blk. 79, Lots 1-6, R-C District.

GRANTED

APPEAL #19352 - Robert Peck (Owner)/Henry M. Monteverde (Applicant), variances 70-196.J(1)(a), 70-196.J(1)(b), and 70-196.J(1)(f) to erect three wall signs exceeding the permitted height, maximum height above grade, area, and number of signs on a wall; S/side 1538 Union Tpke., 696.16' W/of New Hyde Park Rd., New Hyde Park, Sec. 8, Blk. 235, Lot 56, B-AA District. (8-22-12)

RESERVED

APPEAL #19300 – Purmil Company, LLC (Owner)/Asian Kitchen, Inc. (Applicant), conditional use 70-126 and appeal for determination, or in the alternative, variance 70-103 to convert an existing retail space to a restaurant with insufficient off-street parking; S/side 3334 Hillside Ave., 446.38' W/of Herricks Rd., New Hyde Park, Sec. 9, Blk. 514, Lot 50, B-A District. (8-22-12)

RESERVED

APPEAL #19353 - Andre Giannakopoulos (Owner)/Edward Paul Butt (Applicant), variance 70-103.A, to convert existing office space to a medical office use; S/side 222 Westbury Ave., 300' W/of Silver Lake Blvd., Carle Place, Sec. 10, Blk. 7, Lot 20, B-B District. (8-22-12)

RESERVED

ADJOURNED CASES

APPEAL #19270 - Lisen Liu (Owner)/Robert Schaufield, Esq. (Applicant), variance 70-27.1.B to permit the maintenance of a dwelling on a lesser lot; N/W/cor. 20 Somerset Dr. South & Rutland Rd., Great Neck, Sec. 2, Blk. 94, Lots 8, 18, 109, 209, R-A District. (8-22-12)

ADJOURNED

APPEAL #19332 - Robert Cristal, variance 70-100.2.A(2) to permit the erection of fencing extending beyond the building line; S/E cor. #37 Shelter La., & Summit La., Roslyn Heights; Sec. 7, Blk. 224, Lot 1, R-AA District. (8-22-12)

RESERVED